

104.0

0005

0006.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

781,600 / 781,600

USE VALUE:

781,600 / 781,600

ASSESSED:

781,600 / 781,600



## PROPERTY LOCATION

No	Alt No	Direction/Street/City
315		RIDGE ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: COLEMAN TIMOTHY J & SONYA G	
Owner 2:	
Owner 3:	

Street 1: 315 RIDGE STREET
Street 2:

Twn/City: ARLINGTON
St/Prov: MA Cntry: Own Occ: Y

Postal: 02474	Type:
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## PREVIOUS OWNER

Owner 1:
Owner 2:

Street 1:
Twn/City:

St/Prov:	Cntry:
Postal:	

## NARRATIVE DESCRIPTION

This parcel contains 9,384 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1954, having primarily Wood Shingle Exterior and 1848 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9384		Sq. Ft.	Site		0	70.	0.75	4									491,064						491,100	

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	9384.000	289,300	1,200	491,100	781,600		67135
							GIS Ref
							GIS Ref
							Insp Date
							10/02/18

PREVIOUS ASSESSMENT								Parcel ID	104.0-0005-0006.A	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	289,300	1200	9,384.	491,100	781,600	781,600	Year End Roll	12/18/2019
2019	101	FV	229,700	1200	9,384.	491,100	722,000	722,000	Year End Roll	1/3/2019
2018	101	FV	229,700	1200	9,384.	420,900	651,800	651,800	Year End Roll	12/20/2017
2017	101	FV	229,700	1200	9,384.	392,900	623,800	623,800	Year End Roll	1/3/2017
2016	101	FV	229,700	1200	9,384.	336,700	567,600	567,600	Year End	1/4/2016
2015	101	FV	216,100	1300	9,384.	301,700	519,100	519,100	Year End Roll	12/11/2014
2014	101	FV	216,100	1300	9,384.	279,200	496,600	496,600	Year End Roll	12/16/2013
2013	101	FV	216,100	1300	9,384.	266,200	483,600	483,600		12/13/2012

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
RUETER JOHN	1194-139		9/30/1998		296,000	No	No	Y	

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
5/8/2012	589	Manual	3,100						10/2/2018	MEAS&NOTICE	BS	Barbara S											
9/30/2010	2073	Wood-Sto	1,000						6/15/2009	Measured	189	PATRIOT											
8/29/2007	760	Porch	18,000			G9	GR FY09	CONVERT DECK TO EF	10/31/2000	Hearing Chag	201	PATRIOT											
									11/20/1999	Inspected	264	PATRIOT											
									11/10/1999	Mailer Sent	264	PATRIOT											
									10/25/1999	Measured	KT												
									8/28/1991														

Sign: VERIFICATION OF VISIT NOT DATA

